

# Major Goals of Brownfield Redevelopment

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1. Increase investment, jobs, and revenue.
2. Reuse existing infrastructure.
3. Encourage redevelopment.
4. Recovery of tax base.
5. Improve value of surrounding property.
6. Preserve historic or cultural community icons.
7. Environmental clean-up.
8. Reduce sprawl.



## Who We Are

- ✓ A sanctioned authority created to address Brownfield sites countywide.
- ✓ Established under the Brownfield Redevelopment Refinancing Act (Act 381 of 1996, as amended).
- ✓ Assist participating municipalities and developers through the use of tax increment financing, grants, loans, and other incentives.

## Contact Us

### Kalamazoo County Brownfield Redevelopment Authority

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# Kalamazoo County Brownfield Redevelopment Authority

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We provide funding resources, redevelopment incentives and assistance for potential Brownfield sites throughout Kalamazoo County.



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## Resources

The U.S. Environmental Protection Agency awarded the Kalamazoo County Brownfield Redevelopment Authority (KCBRA) a \$300,000 community-wide brownfield assessment grant, for the assessment of petroleum sites and hazardous substances. The KCBRA can use these funds to make significant improvements at formerly contaminated and blighted properties in Kalamazoo County. (Grant period—10/1/21 through 9/30/24)

## What is a Brownfield Site?

A Brownfield site is real property where expansion, redevelopment or reuse may be complicated by the presence or potential presence of a hazardous substance, pollutant or contaminant. Michigan further defines brownfield sites as blighted, functionally obsolete or historic structures.

## Eligible Activities

- ✓ Phase I & II Environmental Assessments
- ✓ Baseline Environmental Assessments
- ✓ Documentation of Due Care Compliance
- ✓ Brownfield Plans & Act 381 Work Plans
- ✓ Lead and Asbestos Surveys
- ✓ Leveraging Other Financial Incentives



## Brownfield Redevelopment “Opportunities for Community Renewal and Growth”

### Tax Increment Financing (TIF) Reimbursement:

- ✓ Demolition, Lead & Asbestos Abatement
- ✓ Clean-up Activities
- ✓ Site Preparation & Infrastructure
- ✓ Improvements in the cities of Kalamazoo and Portage (MEDC Core Communities)



## Project Steps

1. Contact the KCBRA staff for an application (also available online).
2. Applicant cannot be a liable party.
3. Submit a complete, signed application to the KCBRA.
4. Staff will:
  - a. Determine the site eligibility for grant funding.
  - b. Contact local unit of government
  - c. Refer applications to the KCBRA board for consideration.
  - d. Consider potential reimbursement and/or development agreements with applicant.

## Other Considerations

1. Additional approvals or hearings may be necessary for Brownfield Plans and Cleanup Plans.
2. Potential TIF capture dependent on new investment.
3. EPA Grant allocated funded activities conducted by County-contracted consultant.
4. Funding may be available for developer-contracted consultant.